

PROPERTY LOCATION

No	Alt No	Direction/Street/City
257		PHEASANT AVE, ARLINGTON

OWNERSHIP

Owner 1:	DECKER THOMAS G-ELEANOR M		
Owner 2:			
Owner 3:			
Street 1:	257 PHEASANT AVE		
Street 2:			
Twn/City:	ARLINGTON		
St/Prov:	MA	Cntry	Own Occ: Y
Postal:	02474	Type:	

PREVIOUS OWNER

Owner 1:		
Owner 2:		
Street 1:		
Twn/City:		
St/Prov:	Cntry	
Postal:		

NARRATIVE DESCRIPTION

This parcel contains .187 Sq. Ft. of land mainly classified as One Family with a Colonial Building built about 1986, having primarily Vinyl Exterior and 1872 Square Feet, with 1 Unit, 2 Baths, 0 3/4 Bath, 1 HalfBath, 8 Rooms, and 4 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R1	SINGLE FA	100	water		
o				Sewer		
n				Electri		
Census:				Exmpt		
Flood Haz:						
D				Topo	1	Level
s				Street		
t				Gas:		

LAND SECTION (First 7 lines only)

[illegible]

Total AC/HA:	0.18671	Total SF/SM:	8133	Parcel LUC:	101	One Family	Prime NB Desc	ARLINGTON	Total:	464,796	Spl Credit	Total:	464,800
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Disclaimer: This Information is believed to be correct but is subject to change and is not warranted.

Database: AssessPro - ArchiveProArling

apro

2023

Residential

CARD**ARLINGTON**

APPRAISED:

USE VALUE:

ASSESSED:

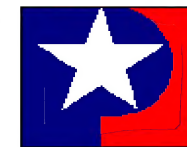
Total Card / 000000

Total Parce

844,100

844,100

844,100



Patriot
Properties Inc.

USER DEFINED

	Prior Id # 1:	146096
	Prior Id # 2:	
	Prior Id # 3:	
5	Prior Id # 1:	
	Prior Id # 2:	
	Prior Id # 3:	
	Prior Id # 1:	
4	Prior Id # 2:	
	Prior Id # 3:	
	ASR Map:	
	Fact Dist:	
	Reval Dist:	
	Year:	
	LandReason:	
	BldReason:	
	CivilDistrict:	
	Ratio:	

ACTIVITY INFORMATION

Date	Result	By	Name
9/6/2018	Inspected	CC	Chris C
8/8/2018	MEAS&NOTICE	CC	Chris C
11/4/2008	Meas/Inspect	294	PATRIOT
2/15/2000	Meas/Inspect	263	PATRIOT
4/1/1986		PM	Peter M

Sign:
VERIFICATION OF VISIT NOT DATA
__/__/__

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value	Legal Description	User Acct
101	8133.000	379,300		464,800	844,100		146096
							GIS Ref
							GIS Ref
Total Card	0.187	379,300		464,800	844,100	Entered Lot Size	GIS Ref
Total Parcel	0.187	379,300		464,800	844,100	Total Land:	Insp Date
Source: Market Adj Cost		Total Value per SQ unit /Card:		450.91	/Parcel: 450.91	Land Unit Type:	02/06/18

PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date			
2022	101	FV	379,300	0	8,133.	464,800	844,100		Year end	12/23/2021	PRINT		
2021	101	FV	368,000	0	8,133.	464,800	832,800		Year End Roll	12/10/2020		Date	Time
2020	101	FV	368,000	0	8,133.	464,800	832,800	832,800	Year End Roll	12/18/2019		12/30/21	08:03:26
2019	101	FV	285,200	0	8,133.	471,400	756,600	756,600	Year End Roll	1/3/2019	LAST REV		
2018	101	FV	285,200	0	8,133.	351,900	637,100	637,100	Year End Roll	12/20/2017		Date	Time
2017	101	FV	285,200	0	8,133.	318,700	603,900	603,900	Year End Roll	1/3/2017			
2016	101	FV	285,200	0	8,133.	305,400	590,600	590,600	Year End	1/4/2016	09/25/18	10:08:2	
2015	101	FV	282,400	0	8,133.	259,000	541,400	541,400	Year End Roll	12/11/2014			

SALES INFORMATION

[illegible]

BUILDING PERMITS

[illegible]

[illegible]